



MULTNOMAH COUNTY
LAND USE & TRANSPORTATION PROGRAM
1600 SE 190TH Ave, Suite 116, Portland OR 97233
Ph. 503.988.3043 Fax 503.988.3389
www.co.multnomah.or.us/landuse

NSA
Road/Utility
Expedited
Application

05/03/2012 8:41AM 000001 #2997
0012 NANCY
PERMITS-TYPE 2 \$100.00
CR CARD \$100.00

PROPERTY

Nearest Address Multnomah Falls Nearest Cross Street _____

PROPOSED DEVELOPMENT (check all that apply)

- ☐ Road Closure Gates Length _____ Height _____ ft
- ☐ New traffic detection devices, vehicle weighting devices, or signal boxes. (Does not include signs) Size _____ (120 sf max) Height _____ ft (12 ft max)
- ☐ New guardrails, guardrail ends, wire strand or woven wire access control fences.
- ☐ Air, weather, water or similar research & monitoring facility attached to existing structure Size _____ (120 sf max) Height _____ ft (12 ft max)
- ☐ New underground utility facility located inside road, utility, or railroad rights-of-way or previously disturbed easement. Ditch Width _____ (36 in max)
Amount of excavation for non-linear facilities _____ (20 cubic yds. Max)
- ☐ Trail Reconstruction. May include up to 1,000 foot reroute.
- ☐ Decommission non-paved road: Includes ripping road surface, barriers, revegetation
- ☐ Develop new or modify existing aboveground/overhead utility facilities
Size _____ (120 sf max) Height _____ (12 ft max)
- ☐ Replace existing aboveground/overhead utility facilities in the same location and no more than 15% larger than the existing facilities.
- ☐ New antennas/support structures necessary for public service on existing wireless communication poles and towers if size is minimum necessary to provide the service.
- ☐ Outdoor lights ☒ Other: Geo-technical drilling to determine foundations at Multnomah Falls I-54 parking lot.

APPLICANT

Name Randy Reeve Phone 541-231-9475
Mailing Address 700 NE Multnomah, Suite 1000 Fax 503-233-4825
City Portland State OR Zipcode 97232 e-mail rreeve@parametrix.com

OWNER (if work is to occur on private property)

Name ODOT c/o Nathan Potter Phone 503-731-4986
Address 123 NW Flanders City Portland State OR Zipcode 97209

I authorize the applicant to make this application.

Property Owner Signature

If no owner signature above, a letter of authorization from the owner is required. ☐

NOTE: By signing this form, the property owner or property owner's agent is granting permission for Planning Staff to conduct site inspections on the property.

NSA Expedited Application_road.doc

For Staff Use

502488
CASE
NUMBER

T2-2012-2285

State ID #

Alt Acct. #

DATE
SUBMITTED

5.3.2012

ZONING

GSPR & GSO

MCC CITATION
(For Qualifying Use)

MCC 38.1010 (18)

Related Case No

Open UR/ZV

rev. 5/16/2008

Work in Road
Rights-of-Way

Type:

☒ State

☐ County

Permit#

Instructions for applicants:

The checklist below asks you to confirm facts or conditions related to the subject property and your proposal. The numbered paragraphs in bold represent code requirements or criteria for development in the National Scenic Area (NSA). Those criteria are addressed when you check a box below each numbered paragraph. By checking a box, you are confirming that the corresponding statement applies to your project. Staff concurrence is indicated by initials in the boxes along the right column of this form. Please ensure that you check a box under every numbered paragraph or staff will not be able to process this application under the Expedited Review Process.

Scenic Resources

1. Any application involving Interstate 84 must first be reviewed for consistency with the I-84 Corridor Strategy by the ODOT lead I-84 Strategy Team.

Staff initial:

ZE

☐ This application does not involve Interstate 84. The I-84 Corridor Strategy does not apply.

☒ This application does involve Interstate 84. The proposal has been reviewed for consistency with the I-84 Corridor Strategy by the I-84 Strategy Team. The proposal is consistent with the I-84 Corridor Strategy.

Attach agency confirmation

2. The colors of structures topographically visible from key viewing areas shall be dark earth-tones found at the specific site or the surrounding landscape. The specific colors or list of acceptable colors shall be included as a condition of approval. This guideline shall not apply to additions, which may match the color of existing buildings.

Staff initial:

ZE

☐ The application is for an addition to or modification of an existing structure, or placement of a new structure on land that is not topographically visible from a Key Viewing Area (KVA). The KVA(s) the structure is visible from are _____. The attached site plan illustrates how the structure is topographically screened from these KVA(s). This criterion has been met.

See NSA Handout #4: Expedited Development Review Process, for list of KVAs

Note to applicant: Show on the site plan the location of the terrain feature or landform that screens the structure with arrows identifying the vantage point from which the site is viewed from the KVA(s).

Attach plan

☒ The application is for an addition to or modification of an existing structure, or placement of a new structure on land that is topographically visible from one or more key viewing areas. As shown in the attached color chip and site photograph, the above ground portion of the structure will be dark earth tones that are found at the site or surrounding landscape. This criterion has been met. Holes in ground, will be filled. Nothing visible.

Attach color chip(s) & photo(s) of structure & surrounding landscape

3. Structures topographically visible from key viewing areas shall use low or non-reflective building materials.

Staff initial:

ZE

☒ The application does not involve a structure that is topographically visible from a key viewing area. *This criterion has been met.*

☐ The application includes structure(s) that are topographically visible from one or more key viewing areas. As shown in the attached samples, the above ground portions of the proposed structure(s) will use low or non-reflective building materials. *This criterion has been met.*

Attach
building
material
samples

4. Outdoor lights shall be directed downward and sited, hooded, and shielded such that they are not highly visible from key viewing areas. Shielding and hooding materials shall be composed of non-reflective, opaque materials.

Staff initial:

LE

☒ The application does not include outdoor lights. *This criterion is not applicable.*

Just drilling for light foundation design

☐ The application includes outdoor lights. As shown in the attached specification sheet, the proposed lights will be hooded and shielded and are composed of non-reflective, opaque materials. A site plan and/or elevation drawings shows the location of the lighting. Based on these drawings the lighting will not be highly visible from key viewing areas. *This criterion has been met.*

Attach spec
sheet here

5. Structures within 1/2-mile of a key viewing area and topographically visible from the key viewing area shall be sited, screened and/or designed to achieve the applicable scenic standard (e.g., visual subordination, not visually evident).

Staff initial:

LE

☒ The application does not involve a structure that is within 1/2-mile of and topographically visible from a key viewing area. *This criterion is not applicable. Holes in ground only.*

☐ The application includes structure(s) that are within 1/2-mile of and topographically visible from (a) key viewing area(s). As shown on the attached site plan, and exterior architectural elevations or rendered photo, the proposed structure(s) will be sited, screened, and/or designed so that it achieves the standard of: ☐ visual subordination, or ☐ not visually evident

Attach
elevations or
photo of
structure

Explain how standard is achieved.

See NSA
Handout #5:
Designing
for Approval

This criterion has been met.

Recreation Resources

6. The development shall not detract from the use and enjoyment of established recreation sites on adjacent parcels.

- ☐ The attached site plan labels the uses on adjacent parcels. There is no established recreation site on an adjacent parcel. *This criterion is not applicable.*
- ☒ The attached site plan labels show that the property is adjacent to at least one established recreation site, but does not detract from the use and enjoyment of the site. The proposed development will not generate noise, dust, or odors at levels significant enough to impact the use. Also, the site plan shows that the proposed development would not interfere with access to the adjacent recreation site(s). *This criterion has been met. Holes in ground*

Staff initial:

LE

Label adjacent uses on attached site plan

Cultural Resources

7. The expedited development review process shall only be used to review proposed development that does not require a reconnaissance survey or historic survey.

Note to applicant: If an Indian tribe sends a letter in response to the application indicating that the proposal affects a treaty right or cultural resource, then the application can not be reviewed using the expedited development review process.

Reconnaissance Survey

Proposed development does not require a reconnaissance survey if it meets any of the following (check at least one that applies):

- ☐ Is limited to the modification, expansion, replacement, or reconstruction of existing buildings and structures.
- ☐ Will not disturb the ground (e.g. new overhead wires on existing poles)
- ☐ Occurs on a site that was previously disturbed by human activities where the depth and extent of the grading does not exceed prior ground disturbance.
- ☐ Involves minor ground disturbance, as defined by depth and extent (e.g. fence construction, installation of new meter, etc.)

Width _____ x Length _____ x Depth _____

Note to applicant: The project will not qualify for expedited review if the Gorge Commission disagrees that the activity results in minor disturbance.

- ☒ Occurs on a site that has been adequately surveyed in the past, or has been identified by the Gorge Commission, USFS Archaeologist, or private archaeologist as having a low probability of containing cultural resources.

This criterion has been met.

I-84 constructed on fill in this area,
Survey attached

Staff initial:

LE

Show area and type of disturbance on plan

Attach survey

LE

Historic Survey

A historic survey is not required for the following activities (check at least one):

- ☒ There are no structures 50 years old or older on the property.
- ☐ There is/are structures 50 years old or older; however, the application does not alter the structure(s), nor does it compromise features of the surrounding area that help define the historic character of the structure(s).

This criterion has been met.

Natural Resources

8. The development is outside buffer zones for wetlands, streams, rivers, ponds, and lakes. This guideline shall not apply to development located inside road, utility or railroad rights-of-way or easements that have been previously disturbed and regularly maintained.

- ☒ The proposal is for development located inside road, utility or railroad rights-of-way or easements that have been previously disturbed and regularly maintained. *This criterion is not applicable.*

- ☐ As shown on the attached site plan, proposed development is outside buffer zones for wetlands, streams, rivers, ponds, and lakes. *The criterion has been met.*

9. The development will not adversely impact sensitive wildlife or plant species or is at least 1,000 feet from known sensitive wildlife areas or sites (excluding sensitive aquatic species, deer winter range, and turkey habitat) and known sensitive plants. This guideline shall not apply to development that does not disturb the ground or is located inside road, utility or railroad rights-of-way or easements that have been previously disturbed and regularly maintained.

- ☐ As shown on the attached site plan and confirmed by planning staff, the proposed development is over 1,000 feet from known sensitive wildlife areas or sites (excluding sensitive aquatic species, deer winter range, and turkey habitat) and known sensitive plants. *This criterion has been met.*

- ☒ The proposed development does not disturb the ground or is inside road, utility or railroad rights-of-way or easements or other areas that have been previously disturbed and regularly maintained. *This criterion is not applicable.*

- ☐ Although proposed development is within 1,000 feet of a known sensitive wildlife area or site, the Oregon Department of Fish and Wildlife (for GMA lands) or U.S. Forest Service (SMA lands) has determined that the area or site is not active, that development will not compromise the integrity of the wildlife area or site, or that development will not occur during a time of year that the wildlife species are sensitive to disturbance.

- ☐ Although proposed development is within 1,000 feet of known sensitive plants, a representative of the Oregon Natural Heritage Program or an expert

Staff initial:

LE

Show rights-of-way or easement boundary on site plan

Staff initial:

LE

See land use staff for agency contacts

Attach agency confirmation

in botany or plant ecology has determined that development will not occur within 200 feet of a sensitive plant species.

NOTICE OF PRELIMINARY DECISION

In accepting this application for expedited review, the Planning Director is granting preliminary approval of the development. The Gorge Commission, U.S. Forest Service, Indian tribal governments, and property owners within 750 feet of the subject tract will be given 14 days to provide comments. If no comments are received, the decision shall become final at the close of business on the 14th day. If substantive written comments are submitted, the Planning Director will either modify the decision to address the comments and re-issue it for a 14-day appeal period or re-direct the application to full review if comments establish that the proposed development is not eligible for expedited review.

Comments must be directed to the applicable approval criteria. Those in bold above are listed in §38.7100 of the County code. Failure to provide comments during the comment period will preclude a right to appeal.

Conditions/Limitations of Approval

1. If, during construction, cultural or historic resources are discovered, the applicant/owner shall immediately cease development activities and inform the Multnomah County Land Use Planning Division, Columbia River Gorge Commission, and the U.S. Forest Service of any discovery pursuant to MCC 38.7045(L) & (M); or MCC 38.7050(H) as applicable. Once halted, construction activities shall not resume until these standards have been satisfied.
2. Approval of this land use permit is based upon the statements made in this application and attached materials. No work shall occur under this permit other than that which is specified in these documents.
3. Development of structures must be commenced within 2 years of the date of this decision, and completed within 2 years of the date of commencement. The property owner may request an extension of either of these timeframes, as provided in MCC 38.0700. Such a request must be made prior to expiration of the permit.

This decision is final at the close of the comment period unless comments are received. If no comments are received, the effective date of the decision is May 21, 2012 @ 4 pm.

FOR STAFF USE

At close of the comment period (check one that applies):

- ☐ No substantive written comments were received. The decision is final.
- ☐ Substantive written comments were received. The Planning Director will issue a letter addressing the comments and may modify this preliminary decision.
- ☐ Written comments were submitted showing that the proposed development is not eligible for expedited review. The project will be reviewed using the full development review process.

Staff initial: _____

Date: _____

Any comments received are included in the County records for this application.

☐ Fill out NSA DR Database Form for Gorge Commission and include copy with file.

I-84 Corridor Strategy Team

February 6, 2012

9:30 AM – 11:00

ODOT District 2C offices, Troutdale

ATTENDING:

Kristen Stallman, ODOT Scenic Area Coordinator; Sam Haffner, ODOT Planner; Susan Hanson, ODOT Community Affairs; Pat Cimmiyotti, ODOT District 9 Manager; Robert Townsend, ODOT Construction; Christine Plourde, Landscape Architect, Columbia River Gorge NSA, USFS; Jennifer Ball-Kaden, Gorge Commission Planner; Larry Olson, ODOT District 2C Manager, John Roberts, Wasco County Planning Director; Pam O'Brien, DKS Associates; Bob Neill, ODOT Construction; Dennis Mitchell, ODOT Traffic; Joanna Valencia, Multnomah County Planning; Jeff Graham Federal Highway Administration; Jim Cox, ODOT Major Projects Development Manager (on phone); Randy Reeve, Parametrix

MEETING SUMMARY:

MULTNOMAH FALLS PARKING LOT – ITS Proposal :

Randy Reeve with Parametrix presented a proposed solution to the issue of cars backing up on the east bound off-ramp to the Multnomah Falls Parking Lot. This proposal, developed along with Dennis Mitchell, ODOT Traffic Engineer, included a variable messaging sign in Troutdale, a new flashing message "ramp closed" sign at Benson State Park, and an automatic gate system that would activate when the parking lot was at capacity, and replacement of the illumination poles at the interchange.

Issues:

- On busy weekends, the Multnomah Falls Parking Lot fills up
- Dangerous backups onto the I-84 east bound onramp occur
- Illumination lights also need to be replaced as part of this project

Proposals:

- An existing variable message sign in Troutdale can give advanced warning that the Multnomah Falls Exit is closed
- A new cantilevered sign is proposed near the Benson State Park exit that can indicate exit is closed when lights flashing
 - Sign cantilever will be painted brown as needed to meet I-84 CST guidelines to reduce visibility
- A gate system to be installed on eastbound off-ramp that will automatically close when parking lot reaches capacity

- Gate arms will swing horizontally to reduce scenic impacts
- A camera will be installed to prevent gate closure when vehicles present
- Existing lights are rusting and will be replaced as needed with new lighting that complies with current design standards in the I-84 CST guidelines. These lights illuminate the ramps, rather than the parking lot itself.

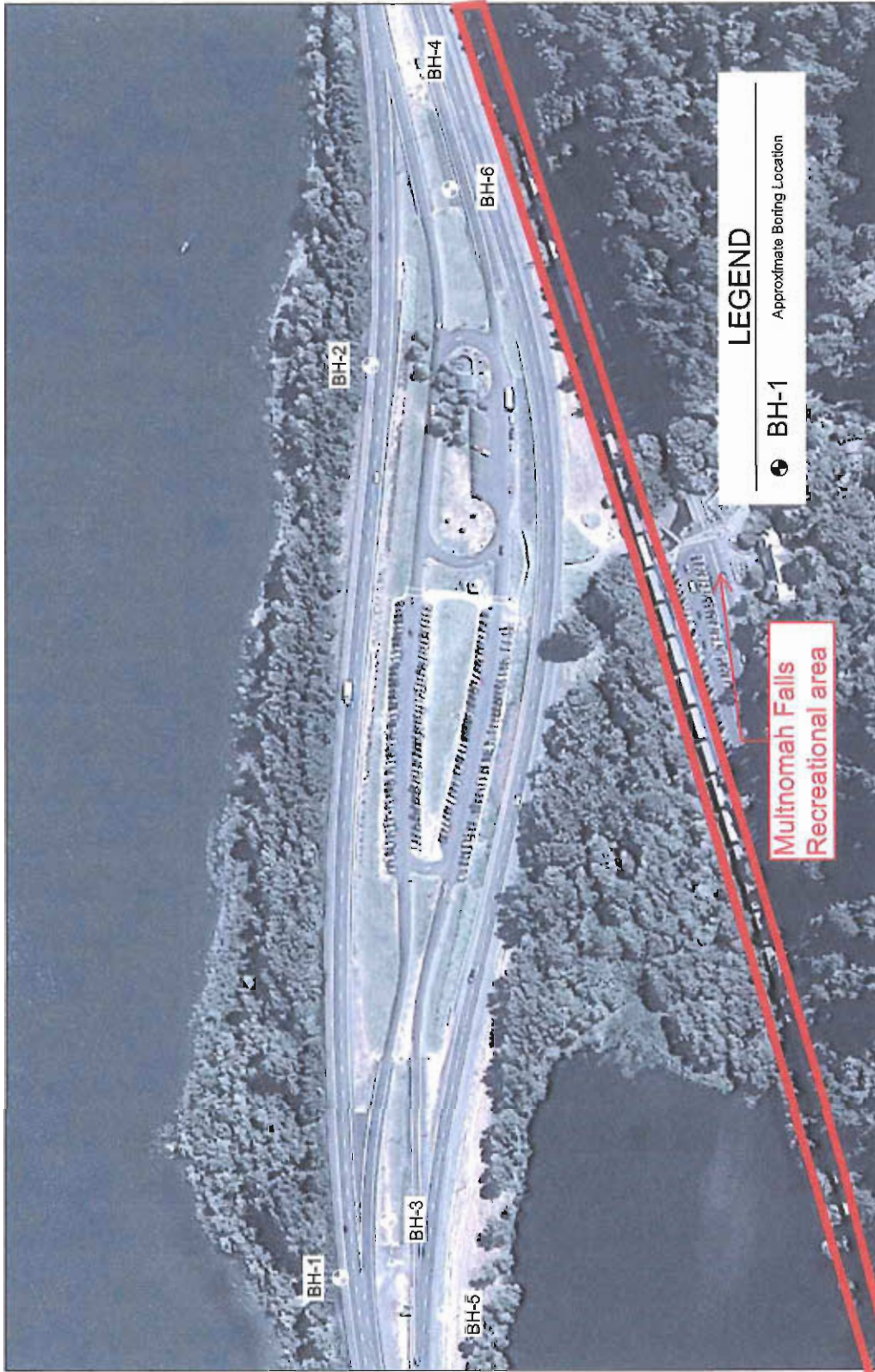
Questions/Comments:

- Randy requested guidance on permitting requirements. Permit needed by August.
- Joanna noted that this project would be in a Special Management Area (SMA)
- Joanna suggested that applicants schedule a pre-file meeting with Multnomah County
- Jennifer asked if they had considered a variable messaging sign or additional information at an existing sign. Dennis responded that a new variable message sign would be expensive and that adding to an existing cantilever would increase wind load. Furthermore, too much information on a single sign would be distracting to drivers
- Susan noted shared a concern for lack of sign clarity- no reason for closure in given, and the words "when flashing" need to be focus to prevent misinterpretation. Susan suggested "Lot Full".
- Christine suggested that the designers consider adding to an existing sign rather than introducing a new sign
- Traffic signs are exempt from review
- Bob asked if the flashing lights would be solar powered. Dennis responded that they would either run power down from the parking lot or use solar power
- Kristen noted that lights need to be brown. She also asked if replacement of the light poles could be considered maintenance therefore not require a NSA permit.
- Jennifer added that lighting should be directed downward and not outward as per the guidelines.
- Kristen noted that the minutes from this meeting can be used in the application process. Further review will be by email.

ROWENA BLUFF ROCKFALL PROJECT:

Bob Townsend presented the Rowena Rock Fall Project. This project seeks to reduce the risks from falling rocks on a 3,000 ft section of I-84, 6 miles west of The Dalles. The project consists of 4 components:

1. Removal of rock in the existing catch basin
2. Replacement of the tongue and groove median barrier with pre-cast pin and loop barrier
3. Installation of a sand blanket to absorb and contain rockfall impact
4. Replacement of the shoulder barrier with one that is taller and easier to move for future cleaning



NOTES:

1. Proposed boring locations are approximate and may be adjusted in the field depending on the location of underground utilities.
2. See report and appended sections for discussion of site access, traffic control and safety procedures.
3. Aerial image obtained from Google Earth. No scale is provided.

All drill sites on ODOT right of way
— = railroad right of way
USFS property south of railroad
State parks and ODOT property north of railroad right of way

FOUNDATION ENGINEERING INC.
 PROFESSIONAL GEOTECHNICAL SERVICES
 8380 SW XIMBUS AVENUE
 BEAVERTON, OR 97008
 BUS. (503) 643-1541 FAX (503) 628-2419

DATE APRIL 2012
 DWN. MDM
 APPR. _____
 REVIS. _____
 PROJECT NO. 2112022-201

EXPLORATION SITE PLAN
ODOT 2011 RURAL AND URBAN CORRIDORS ITS
 I-84: MULTNOMAH FALLS
 MULTNOMAH COUNTY, OREGON

FIGURE NO.
2A

FILE NAME:



APPLIED
ARCHAEOLOGICAL
RESEARCH, INC.

Cultural Resource Management and Historic Preservation

4001 NE Halsey Street, Suite 3
Portland, OR 97232
Phone (503) 281 9451
Fax (503) 281 9504

April 24, 2012

Pamela J. O'Brien
DKS Associates
720 SW Washington Street, Suite 500
Portland, Oregon 97205

Re: Results of Background Research Related to the Multnomah Falls Project Area as Part of the Proposed 2011 Rural and Urban Corridor Intelligent Transportation System Project, Multnomah County, Oregon

Dear Ms. O'Brien:

Applied Archaeological Research, Inc. (AAR) has contracted with DKS to conduct a cultural resources study of the Multnomah Falls project area as part of Oregon Department of Transportation's (ODOT's) proposed 2011 Rural and Urban Corridor Intelligent Transportation System (ITS) project. As part of the project, a blank out sign and associated infrastructure would be installed along the Interstate 84 corridor near Multnomah Falls in Multnomah County.

The Multnomah Falls site is located in Township (T) 1 North (N), Range (R) 5 East (E), Section 12, and in T1N, R6E, Section 7, Willamette Meridian. The work will consist of installing a new mast arm pole with a blank out sign in the grassy median adjacent to the Benson State Park exit, installing a gate system to close the east bound exit ramp into the Multnomah Falls parking lot, replacing the illumination at the entrance and exit to the parking lot, and installing a communication line between the sign and the parking lot by boring it within the road prism south of the eastbound lanes.

In advance of these actions, geotechnical investigations would be conducted in the project area. This would involve the excavation of bore holes into existing roadbeds within the road prism. AAR Project Archaeologist Kendal McDonald, M.A., conducted background research for the project to determine if the proposed geotechnical investigations would impact known cultural resources.

On April 10, 2012, Ms. McDonald reviewed cultural resource distribution maps, site form files, reports on previous cultural resource investigations, and historical maps on file at the Oregon State Historic Preservation Office (SHPO) in Salem. This review indicated that no cultural resources have been recorded in the project area and that part of it has been previously surveyed. In 2007, the developed parts of Benson State Park were surveyed as part of an inventory of park lands along the Columbia River (Tasa et al. 2007). During that study, four previously recorded cultural resources (35MU94, 35MU88, 35MU163, and 35MU164) were revisited and one new resource (35MU160) was recorded. The previously recorded sites are all located on the ground surface along the bank of the Columbia River, north of the Interstate 84 corridor (Reese et al. 1990). These sites are located between 300 and 600 feet north of the project area. Site 35MU94 is described a Civilian Conservation Corps dump (Tasa et al. 2007:10.1). Site 35MU88 is an artifact scatter containing both prehistoric and historic components (Tasa et al. 2007:10.9). Site 35MU163 is a sparse scatter of historic artifacts dating to 1900-1930 (Tasa et al. 2007:10.7). Site 35MU164 is a surface scatter of historic artifacts that date from 1880 to 1915 (Tasa et al. 2007:10.8). Site 35MU160, identified in 2007, is an early to mid-twentieth century scatter of historical artifacts around a rock chimney (Tasa et al. 2007:10.14). It is located about 700 feet south of the project area.

Two historic properties listed in the National Register of Historic Places (NRHP) are located near the Multnomah Falls parking lot at the east end of the project area. The Multnomah Falls Lodge and



APPLIED
ARCHAEOLOGICAL
RESEARCH, INC.

Footpath, listed on the NRHP in 1981, is located 500 feet south of the parking lot (Horn 1981). The Columbia River Highway Historic District, a linear resource that runs along the north side of the Lodge about 350 feet north of the project area, was listed in the NRHP in 1983 (Smith 1983). These two properties are visually separated from the project area by the Interstate 84 and the Union Pacific Railroad corridors.

All known cultural resources in the vicinity are located outside of the project area and are visible at the ground surface. Based on the results of the research, the proposed drilling would not impact known cultural resources. Please call me at 503-281-9451 or e-mail me at aimee@aar-crm.com if I can provide additional information or answer any questions.

Sincerely,

Aimee Finley, M.S.
Historic Preservation Specialist

References

Horn, Jonathan C. and Mary Stuart

1981 Multnomah Falls Lodge and Footpath National Register of Historic Places Nomination Form. On file, Oregon State Historic Preservation Office, Salem.

Reese, Jo, John L. Fagan, William F. Willingham, and Bonnie J. Mills

1990 *Report to the Oregon State Preservation Office on the Results of the Columbia River Shoreline Archaeological Survey, Report 2(1); Part 1.* The Cultural Heritage Foundation. On file, Oregon State Historic Preservation Office, Salem.

Smith, Dwight A.

1983 Columbia River Highway Historic District National Register of Historic Places Nomination Form. On file, Oregon State Historic Preservation Office, Salem.

Tasa, Guy L., Julia A. Knowles, Marissa A. Guenther, and Christopher L. Ruiz

2007 *Archaeological Resource Evaluation of Area 2, Oregon State Parks, 2006 Surveys, Volume I: Park Surveys.* On file, Oregon State Historic Preservation Office, Salem.